

BEG AT SW COR OF SW1/4 OF NW 1/4
420 FT S 143.12 FT, CONT S 64.88
56.12 FT TO POB.

JONES VANESSA VILLAR
1017 SW HUNTER RD
LAKE CITY, FL 32024

2026

31-3S-16-02417-002



BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	17 MSNRY STUC 90
Exterior Wall	19 COMMON BRK 10
Roof Structure	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	15 HARDTILE 90
Interior Floor	14 CARPET 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	2.5 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Architectural	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

Quality 07 07

DOR CODE 0100 SINGLE FAMILY

MAP NUM MKT AREA 01

NEIGHBORHOOD/LOC 31316.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,618	100		2,618	302,180
FOP	40	30		12	1,385
PTO	220	5		11	1,270
PTO	342	5		17	1,962

TOTALS 3,220 2,658 306,797

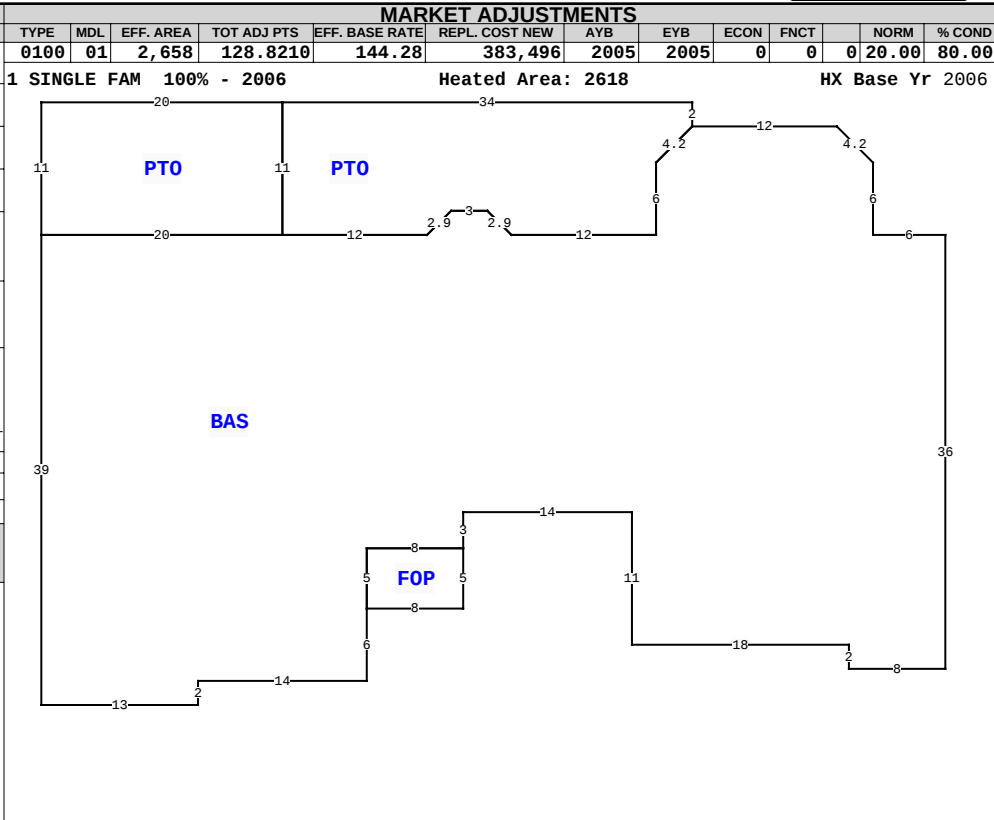
EXTRA FEATURES

L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0166	CONC, PAVMT	0 100	0	0	531.00	UT	2.50	2.50	100	2005	2005	3	100	1,328	
2	0280	POOL R/CON	0 100	0	0	708.00	UT	70.00	70.00	100	2009	2009	3	61	30,232	
3	0261	PRCH, UOP	0 100	14	14	1.00	UT	1,372.00	1,372.00	100	2024	2023		100	1,372	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100			0.00	0.00	2.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	30,000							

REVIEW DATE 07/17/2023 BY JB



1017 SW HUNTER RD, LAKE CITY

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

04/07/2025 MLU

COLUMBIA COUNTY PROPERTY PAGE 1 of 1 3

VALUATION SUMMARY	
VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	306,797
TOTAL MARKET OB/XF VALUE	32,932
TOTAL LAND VALUE - MARKET	30,000
TOTAL MARKET VALUE	369,729
SOH/AGL Deduction	115,859
ASSESSED VALUE	253,870
TOTAL EXEMPTION VALUE	50,722
BASE TAXABLE VALUE	203,148
TOTAL JUST VALUE	369,729
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	375,546

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052545	Roof Replacement	19,600	03/10/2025
27948	POOL	275	07/16/2009
23077	SFR	731	04/27/2005

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1341/2236	7/12/2017	QC	U	I	11

GRANTOR: ERIC V JONES
GRANTEE: VANESSA VILLAR JONE
1041/2998 3/25/2005 WD Q V 06 100
GRANTOR: VILLAR
GRANTEE: ERIC & VANESSA VILL

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W6 N6 L3 U3 W12 PT0= N2 W34 S11 E12 R2 U2 E3 D2 R2 E12 N6 R3 U3 \$ D3 L3 S6 W12 L2 U2 W3 D2 L2 W12 PT0= N11 W20 S11 E20\$ W20 S39 E13 N2 E14 N6 FOP= E8 N5 W8 S5\$ N5 E8 N3 E14 S11 E18 S2 E8 N36\$.

TOTAL OB/XF 32,932

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100			0.00	0.00	2.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	30,000							

Total Acres: 2.00 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000

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